

NEVIS CITY COUNCIL PROCEEDINGS
REGULAR MEETING
August 11, 2025
Nevis City Council Chambers

CALL TO ORDER: The Regular City Council Meeting was called to order at 6:00pm by Mayor Sue Gray.

The Pledge of Allegiance was recited.

ROLL CALL: Mayor: Sue Gray, Councilors: John Carrier, Teresa Leshovsky, Mark Koebnick and Blair Reuther, City Administrator: Dawn Veit, Deputy Clerk: Kimberly Wright, Public Works Director: Don Umthun, Liquor Store Manager: Kay Moen, and Deputy Josh Oswald

Absent: Fire Chief: Brent Nicklason

Public: John Halberg

APPROVAL OF THE REGULAR AGENDA: Motion by Teresa Leshovsky, second by John Carrier and unanimously approved with the removal: June 25, 2025 Special Meeting minutes, add: July 21, 2025 2026 Budget Workshop minutes; add: 5. Planning and Zoning: b. Variance 2025-01 – Tavern 203, Administration: d. approval for .50 per hour raises for Emily and Kay, retroactive to April 1st of this year, e. Propane Usage

APPROVAL OF THE CONSENT AGENDA: Motion by Sue Gray, second by Teresa Leshovsky and unanimously approved.

Public Comments: John Halberg brought concerns about the studies done for the liquor store and fire hall to the council. No action was taken. Much back and forth between councilmember Koebnick and Halberg,

Motion by Blair Reuther, second by Teresa Leshovsky and unanimously approved to continue the council meeting.

DEPARTMENT REPORTS:

1. **Police Department – Deputy Josh Oswald**

Deputy Oswald presented his report to the council. Muskie Days went well and no major issues. Thanks to Jimmy from the Akeley police department and the Hubbard County Mounted posse for their help.

Street Closures: Bunyan Trails Dr/Cty Hwy 2 from Church St to Pleasant St W on August 16, 2025 for the Marine Corp Cook off

**Motion by Teresa Leshovsky, second by John Carrier and unanimously approved Street Closures:
Bunyan/Cty Hwy 2 from Church St to Pleasant St W on August 16, 2025**

Saturday, August 16, 2025 there will be a Remembrance of Life at the Nevis School for a resident, that starts at 10am, Deputy Oswald will direct traffic around the street closures.

2. **Fire Department – Brent Nicklason (N/A)**

Monthly report submitted in packets.

3. **Public Works – Don Umthun**

Street Project to begin on August 26, 2025 for in city, County Hwy 13 has begun. Streets that will be included are Church St, Miller St, Village Rd, and Third Ave.

- a. Quote – Minnesota Pump Works: Don presented the council with a quote from Minnesota pumps works for \$3,182.22 (sewer). The quote is to replace the controls for the lift. This company has done all the other controls for the city. Councilor Leshovsky asked if the money for this is available. Administrator Veit answered yes.

Motion by Blair Reuther, second by Sue Gray and unanimously approved quote from Minnesota pumps works for \$3,182.22

The power went out at Halverson Beach bathrooms. The fuses were blown for a small amount of time.

4. **Liquor Store – Kay Moen**

Kay let the council know Muskie Days was amazing. The Marine Corp Cook Off has 12 teams signed up.

5. **Planning & Zoning – Emily Mathisrud**

a. Ordinance #36 – language changes: Emily presented the council with the recommendation from the Planning Commission for the following language changes to add to Division 60: 60-020 g. *There shall be no exterior storage allowed on lots that do not contain a principle or accessory structure, except where the property owner also owns adjoining property that contains a principle or accessory structure. Adjoining Property must comply with Section 60-020.* The council discussed the language changes that were recommended.

Emily – The idea is to have the empty lots within the city to be developed.

Mark – this will be a burden on our tax payers. I would vote no.

Motion by Mark Koebnick, second by Blair Reuther to not approve the language changes to add to Division 60: 60-020 g. *There shall be no exterior storage allowed on lots that do not contain a principle or accessory structure, except where the property owner also owns adjoining property that contains a principle or accessory structure. Adjoining Property must comply with Section 60-020,* John Carrier – no, Sue Gray and Teresa Leshovsky – yes. Motion passed to not approve language changes.

Motion by Sue Gray, second by Teresa Leshovsky to approve the language changes to add to Division 60: 60-020 g. *There shall be no exterior storage allowed on lots that do not contain a principle or accessory structure, except where the property owner also owns adjoining property that contains a principle or accessory structure. Motion denied for lack of other votes.*

b. Variance 2025-01 – Tavern 203: The Planning Commission recommended that Variance 2025-01 for Tavern 203 be approved as Resolution 2025-10 *A Resolution Adopting the Finding of Facts and Reasons for Approval of Variance 2025-01.* The variance is for the fence they have erected and the new panels they would like to add. Property in Commercial B-2 requires a 20-foot set back. This variance would allow for the fence to be less than the 20-foot set back required for this zoning area.

Motion by Sue Gray, second by Teresa Leshovsky and unanimously approved Resolution 2025-10 *A Resolution Adopting the Finding of Facts and Reasons for Approval of Variance 2025-01*

The Planning Commission recommended a Hold Harmless Agreement with the Variance. A hold harmless would release the City of any responsibility for the fence due to city maintenance.

Motion by Sue Gray, second by Teresa Leshovsky and unanimously approved to revise the previous motion to include the Resolution 2025-10 *A Resolution Adopting the Finding of Facts and Reasons for Approval of Variance 2025-01* and a Hold Harmless Agreement with the Variance

6. **Administration – Dawn Veit**

a. ESST: Dawn let the council know that the ESST laws have changed. The council was to revisit ESST. The council was presented with 3 options:

Option 1: Accrual and carryover:

Employees begin accruing ESST from their first day of employment;

ESST accrues at a rate of at least one hour for every 30 hours worked;

Employees are permitted to accrue a maximum up to 48 hours of ESST in a year;

Employees can carry over unused ESST into the next year. However, at no time can an employee's accrued ESST exceed 80 hours (unless and employer agrees to a higher amount).

Option 2: Front loading with pay out and no carryover:

A minimum of 48 hours of ESST is provided to an employee and made available for immediate use at the start of each year; and

Unused ESST hours are paid out at the end of the accrual year at the employee's base rate.

Option 3: Front loading with no pay out and no carryover:

A minimum of 80 hours of ESST is provided to an employee and made available for immediate use at the start of each year; and The ESST hours the employee did not use are not paid out at the end of the accrual year.

Council disused the options.

Motion by Blair Reuther, second by John Carrier to approve Option 1: Accrual and carryover:

Employees begin accruing ESST from their first day of employment;

ESST accrues at a rate of at least one hour for every 30 hours worked;

Employees are permitted to accrue a minimum of up to 48 hours of ESST in a year;

Employees can carry over unused ESST into the next year. However, at no time can an employee's accrued ESST exceed 80 hours (unless and employer agrees to a higher amount).

b. Rental Ordinance #53: Councilor Reuther asked the council to approve the changes: every 2-year inspections to every 3-year inspections in sections: Manner of Licensure Renewal and Inspections and Investigations section F.

Motion by Blair Reuther, second by Teresa Leshovsky and unanimously approved the changes: every 2-year inspections to every 3-year inspections in sections: Manner of Licensure Renewal and Inspections and Investigations section F.

c. Preliminary Budget 2026

Council was presented with the 3 options for the preliminary budget. Included in the options was the interest that the accounts have accrued up to this year.

Option 1: \$332,997.29 no interest used

Option 2: \$332,997.29 minus the interest from the General Funds (Government, Streets, and Parks) \$321,979.23

Option 3: \$332,997.29 minus interest from the General Funds (Government, Streets, Parks, Liquor, Water, and Sewer) \$313,498.76

The council discussed the options.

Motion by Blair Reuther, second by Sue Gray and unanimously approved Option 3: \$332,997.29 minus interest from the General Funds (Government, Streets, Parks, Liquor, Water, and Sewer) \$313,498.76

d. Approval for .50 per hour raises for Emily and Kay, retroactive to April 1st of this year: April was Kay and Emily 6-month probation period end. They should have had a raise, since the Step Program was voted on the raises did not happen. Dawn asked that Kay and Emily get a .50 per hour raise retroactive to April 1, 2025.

Motion by Teresa Leshovsky, second by John Carrier and unanimously approved .50 per hour raises for Emily and Kay, retroactive to April 1st of this year.

e. Propane Usage: The city was presented with a new option for propane usage. The new proposal is for one year (till May 2026) at \$1.39, \$1.29 1st fill, and \$1.00 tank rental for the year. The propane company that is used now offered \$1.40 for summer prices, \$1.59 prebuy price, and \$30.00 year rental.

Motion by Blair Reuther, second by Teresa Leshovsky and unanimously approved for one year (till May 2026) at \$1.39, \$1.29 1st fill, and \$1.00 tank rental for the year.

Motion to adjourn by Teresa Leshovsky, second by Mark Koebnick and unanimously approved.

Minutes Submitted by: Kimberly Wright, Deputy Clerk

approved